

**TIPPECANOE COUNTY JUVENILE JUSTICE CENTER SITE REVIEW (VACANT LAND) - updated 2/14/2008\***

Site Name	Location	Asking price under \$75,000/acre	Proximity to downtown < 5 miles	Adequate acreage >10 acres	Aesthetics (Physical surroundings)	Zoning - able to be GB or I	Access to city utilities	Availability	Additional Considerations
Aretz Airport Property	SR 25 N	\$35,000			25	✓	✓	✓	
Battleground Farmland		Unknown			20	✓	✓		Withdrawn
Biery Property	SR 38 & CR 500E	\$30,000			22	✓	✓	✓	
Biltz Property	SR 25 N & U.S. 52	\$7,500	✓		400		✓	✓	Portion in flood plain
Bootsma Property	Elston Road	\$52,106	✓	✓	16	✓	✓	✓	
Brand Property	N. Duncan Road	\$55,000	✓		160		✓	✓	Utilities unknown
Can Am Land	CR 200S, N of SR 38	\$57,985			34		✓	✓	
Canal Partners	N. 9th St. (Just south of Duncan Rd)	\$76,470	✓		25.5	✓	✓	✓	
Carr Property	Bounded by I-65, S CR 150 & 200 E	\$55,000			163	✓	✓	✓	50 acre min. purchase
Church ALIVE!	U.S. 231 and CR 100W	Unknown	✓		14	✓	✓	✓	
Various	County Road 350 S locations	\$100,000	✓	✓		✓	✓	✓	
Dan Robinson	CR 500N & CR 75W	\$30,303			16.5	✓	✓	✓	
ECA Inc.	Concord Road	\$54,745	✓	✓	14		✓	✓	
Extension Office Property	3152 U.S. 52 South	Cty owns	✓	✓	16	✓	✓	✓	Flood plain limits construction
Four Corners Northwest	NW corner U.S. 52 & CR 350S	\$249,000	✓		24	✓	✓	✓	
Hack Property	U.S. 231 and S.R 25	\$100,000	✓	✓	40	✓	✓	✓	Not listed for sale
Haggerty Property	Haggerty Lane and 500 East	\$63,500			24	✓	✓	✓	
Jacobsen Property	US 52 & CR 350S	Unknown			71	✓	✓	✓	
Joiner Property	450 E and 450 S	\$41,044			27	✓	✓	✓	
Norfleet	Sagamore Parkway South	\$115,000	✓	✓	24		✓	✓	
Paper Board Factory	Wabash Ave.	Unknown	✓	✓	12		✓	✓	Under purchase option
Price Property	US 52 & CR 350S	unknown	✓	✓	unkn	✓	✓	✓	Not listed for sale
Raisor Property	CR 200E & CR 200S	\$55,000			40	✓	✓	✓	Under purchase option
Reunion (Rea Magnet)	2450 Sagamore Pkwy S	\$122,500	✓	✓	20	✓	✓	✓	

Rowe Property	Corner of 200 and SR 38	\$110,000	unk	unk	20	unk	unk	unk	unk	expense limited exploration
Schuemann Property	Powderhouse Lane	unknown	✓	✓	unkn	✓	✓	✓		
Schroeder Property	SR 25 & CR 475E	\$85,000			104	✓	✓		✓	
Shook Property	Creasy Lane	\$127,273			22	✓	✓	✓	✓	
Sweetbriar	26th St. & Gregory Ave.	\$125,000	✓	✓	8			✓		Under contract
Tartar Property	Lilly Road	\$150,000	✓		19	✓	✓		✓	
Vaughn Property	U.S. 52S and SR 38	\$55,000			34	✓	✓		✓	
Wea Pines Tree Farm	Old U.S. 231 South	\$35,000	✓	✓	10	✓	✓	✓	✓	Limited access
Westpoint Farmland	3408 Burton Road	unknown			10-20	✓			✓	
Gray highlighted indicates property not available for purchase										
<b>Criteria Key:</b> <b>Asking Price under \$75,000</b> - as stewards of taxpayers' money, the Commissioners placed emphasis on vacant land with an asking price less than \$75,000 <b>Proximity to downtown</b> is within 5 miles of downtown Lafayette to allow easy access to outside service providers. <b>Accessibility</b> - the facility must be on a bus line to transport youth and family members without personal vehicles to day reporting programs; treatment programs; and after-school services. <b>Adequate acreage</b> - At least 10 acres is needed for the proposed 6-acre footprint, adequate space from neighbors, parking, outdoor recreation, and possibility of future expansion. <b>Aesthetics</b> - surrounding area is appropriate for facility that will be visited by youth and families <b>Zoning</b> - zoning requirements include the site is general business or industrial zoned and receives a special exception from Board of Zoning Appeals <b>Access to city utilities</b> - decreases long-term costs and the regulatory requirements for city water improves its quality <b>Availability</b> - refers to whether or not the land is available for purchase										